

**City of Glendale Economic Development/ Successor Agency  
Projects List**

	PROJECT ADDRESS	PROJECT NAME	DEVELOPER/ APPLICANT	PROJECT DESCRIPTION	COMPLETION DATE	PROJECT APPROVALS/ENTITLEMENTS
UNDER CONSTRUCTION (1,038 Units)						
1	600 N. Central Ave.	Nexus on Central	Millcreek Residential	235 unit residential project.	2015	Combined Stage I/II and DA (park fee) approved 11/15/11. Administrative approval of revised Stage I/II approved 10/31/12. Ground breaking held 6/21/13. Foundation-only submitted issued 7/24/13(BB1237307). Superstructure issued 11/21/13 (BB1237306).
2	300 N. Central Ave.	Legendary Tower Glendale	Legendary Developments LLC	27,465 sq ft. site located on the northeast corner of Central and California Ave.; proposing to develop a 80 condominium units, 8,000+ SF ground floor commercial with corner café .	Nov. 2014	Agency/Council certification of EIR; Agency approval of Stage II design, sign program, parking exception; and Council approval of sign variances, parking plan and DSP covenants 3/16/10. DA (parks fee) approved 11/8/13. Roof top deck and conversion of live/work to commercial (ground floor) and apartments (2nd floor) approved in plan check.
3	118 S. Kenwood	Kenwood Terraces	8200 Fountain LLC	Multi- family residential building with about 35 units (9 one-bedroom, 22 two-bedroom, 4 3-bedroom)	Fall 2014	Original entitlements including DA (park fee), DSP covenant, and design review approved 11/15/11. Revised Stage II and DSP covenant approved 10/9/12. Superstructure (BB1211371) issued 4/16/13.
4	232 S. Brand Blvd.	Masonic Temple	Frank DePietro & Sons	57,000 SF; seismic retrofit and adaptive reuse of former Masonic Temple for assembly, commercial, and potential ground floor retail uses.	TBD	HPC approval 3/22/10.

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5	3900 San Fernando Rd.	Glendale Triangle Project	Camden Property Trust	287 multi-family units (22 affordable) and 16 live/work units; 18,000 SF commercial office and retail.	Spring 2015	Stage II design, parking exception and DA (parks fee), Density Bonus Housing Plan and Agreement & Agreement approved 10/25/11. Revised Stage II approved 9/11/12. Foundation-only and Superstructure permits issued 1/31/13.
6	120 W. Wilson	Brand+Wilson (former City Center II)	Holland Partners Group	Mixed use project with 235 units and 9,800 SF retail. Located on s/w corner of Brand/Wilson.	Nov. 2014	Stage I design approval 5/29/12. Stage II design and rescission of former DA approved 9/11/12. Shoring (BB1305691) issued 5/21/13. Foundation-only submitted 12/12/12 (BB1237777); issued 6/20/13. Superstructure (BB1304119) issue 12/19/13.
7	200 W. Wilson	Orange+Wilson (former Alexander Towers)	Holland Partners Group	166 units multi-family residential.	Nov. 2014	Combined Stage I/II approved on 10/30/12.
8	212-216 South Brand Blvd.	Museum of Neon Art (MONA)	Museum of Neon Art/Agency	Rehabilitation of existing building and operation of museum.	Lanlord Work: July 2014 Tenant Work: January 2015	Ground lease agreement with MONA and Combined Stage I/II design approved 3/22/11; Bid Authorization authorized 10/12; award 2/5/13. Contract awarded 6/25/13 to W.E. O'Neil. Construction started 8/7/13.
9	1400 S. Brand	Cheveloret Dealership	Howard Shermer	Renovation of existing dealership. Project include demolition of 13,000 SF of auto and service bays and new construction of 10,000 SF showroom.	July 2014	DRB approval 5/9/13.

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10	815 Thompson	-	Ara Kirkjian	Tenant improvement for 30,000 SF warehouse for spec user.	Summer 2014	No discretionary approval. Building permits (BB1318325) issued September 26, 2013.
11	1101 S. Brand Blvd.	Ford Dealership relocation (PDR 2011-064)	Star Ford	Proposed relocation of Ford from current site across the street to the current location of the Dodge dealership.	2015	Project approved by DRB November 2012. Alley vacation approved 8/6/13. Building permits (BB1303536) issued October 14, 2013.
12	1310 Airway	Grand Central Air Terminal	Disney	Adaptive reuse of the historic GCAT.	December 2015	HPC approval 3/25/13.
13	101 E. Glenoaks	Trader Joe's/Wal-Greens	Trader Joes/WalGreens	Renovation of vacant 25,000 SF commercial center on n/e corner of Brand and Glenoaks.	August 2014	DRB administrative. Only discretionary item is CUP.
14	218-222 S. Brand Blvd.	Central Park Paseo/Lot 10/ Colorado Lane Addition	Agency/ Public Works	Development of mid-block paseo and reconstruction/reconfiguration of alley/parking lot and west bound right-hand turn lane on Colorado.	November 2014	Schematic design approved 3/11. CD's approved by City depts. On hold pending receipt of FOC for bond funds from the State.
15	216 N. Brand Blvd.	Alex Theatre Roof Replacement Project	Alex Theatre	Exterior paint; carpet replacements; forecourt renovations; lighting upgrades; and rigging upgrades.	TBD	Included in lease agreement with Glendale Arts.
16	100 S. Maryland	Phenix Salon Suites	Phenix Salon Suites	11,000 TI for personal services suites (salon; beauty;etc); ground floor of Eleve mixed-use building.	September 2014	Received permit June 2014.

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17	400 N. Brand	Panini Café	Hootan Aiayan	2,000 SF restaurant in ground floor of office building located at Brand and Lexington	November 2014	Tenant improvement; no entitlements required. Needs encroachment for ADA accessibility.
<b>FULLY ENTITLED PROJECTS (1,846 Units)</b>						
18	111 N. Louise St.	Louise Gardens (DPSS Phase II)	The Amidi Group	61-unit residential project.	2016	EIR certification, sign variance, parking variance, DDA, DA (DSP incentive), public art, parking lease agreement, and design review approved 12/8/07 for Phase I and II. C of O issued for Phase I renovation of DPSS building (Hollywood Productions) in August 2010.
19	315 S. Brand Blvd.	Hampton Inn	Vista Investment LLC	94 unit Hampton Inn & Suites	2015	Combined Stage I/II design & parking/loading variance schedule approved 2/26/13. Sign variances approved 5/27/14.
20	301 N. Central Ave. (313 W. California)	Unnamed	Chandler Pratt & Partners	Mixed-use project with 84 residential units and 5,000 SF commercial.	2015	Stage I design and General Plan/Zoning Map Amendments approved 1/15/13. Stage II design and DSP Covenant (open space) approved 3/5/13.
21	500 Block N. Central	North Central Apartments	Carmel Partners	Site A is bounded by Pioneer, Central, Doran, and Doran Gardens project. 315 units (30 studio; 182 1BR; 88 2BR; 15 3BR) and 456 parking spaces. Site B is bounded by Doran, Central, Orange, and McDonald's Office building (500 N. Central). 192 units (18 Studio; 111 1 BR; 53 2 Br) and 275 parking spaces.	2016	CEQA, zone change, General Plan amdt., Development Agreement (DSP open space & park fee), alley vacation and Stage II in progress approved 11/5/13.

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22	144 S. Brand Blvd.	LA Fitness	LA Fitness	Reuse of existing Mann 4 theater at the Marketplace for a LA Fitness Health Club.	November 2014	OPA amended to eliminate prohibition of fitness club exceeding 23,000 SF. Applicant received a non-disturbance agreement and separate parking agreement. Applicant received a non-disturbance agreement and separate parking agreement.
23	124 W. Colorado	Colorado Gardens	Nick Lamm	50 Unit residential multi-family building	2015	Original entitlements including DA (park fee), DSP covenant, and design review approved 11/15/11. Revised Stage II and DSP Covenants approved 10/9/12. Tentative Tract Map approved by PC 8/21/13.
24	125 N. Central & 318 W. Wilson Avenues	Unnamed	Molasky Group	68,710 SF site bisected by alley (to be vacated). Total of 166 units and 14,600 SF retail.	TBD	Stage I approval (with conditions) 9/17/13. Final entitlements including Stage II design; alley vacation; DA to lock in park fees DSP Led incentive approved by Council on 4/8/14.
25	507 W. Colorado St.	Unnamed	Chor Tan	Mixed-use with 91 multi-family units and 18,000SF ground floor medical and 1,000 SF café.	TBD	Received final entitlements 4/13/14 including combined Stage I/II design and EIR. SB 1818 project; Housing Plan approved by CDD.
26	5550 San Fernando	Public Storage	Public Storage	108,000 SF storage facility.	TBD	Parking exception and variance for # of loading spaces; Stage I/II design approved on 1/21/14.
27	214 North Central	Edan Burger	Edan Burger	Renovation of former Don Cucos space.	TBD	HPC review and parking exception required due to expansion of floor area on 2nd level.

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28	225 W. Wilson Ave.	Hyatt Place	Hyatt/Komar Investments	11 stories, 173 hotel rooms; 1 level of subterranean parking. The hotel includes in-house amenities such as meeting areas, garden decks, and fitness center with pool.	TBD	DDA and Ground Lease approved by Agency/Council, and DSP covenants approved by Council on 3/15/11. Stage I/II approved 12/09. Parking reduction approved 3/12. DOF approved Amended DDA 6/15/13.
29	111 East Wilson Avenue & 215 North Maryland Avenue Cinema Lofts	Laemmle Theatres	Mapleton/RDS Real Estate, LLC and Laemmle Theatres, LLC	Mixed use development that includes a five screen Laemmle Theatre (approx 600 seats), 5,000 SF restaurant/commercial space, 42 residential loft style units, and 46-space subterranean parking level.	TBD	DDA and Cooperation Agreement approved by Council/Agency 3/22/11; Combined Stage I/II, creative sign, sign program, parking reduction, DSP covenant approved 11/29/11. DA and City Agreement approved by City Council June 3, 2014.
30	144 N. Central Ave.	Central+Wilson	Holland Partners Group	Mixed use residential with 153 multi-family units and 4,900 SF retail.	TBD	Stage I design approved on 3/19/13. Stage II design and Development Agreement (14-year) approved 6/25/13. Alley vacation hearing 10/1/13.
31	3901 San Fernando	The Link	George Garikian	Mixed-use project with 142 multi-family units; 10,000 SF of retail/office and 5,000 SF of flex space for industrial/studio space, retail or live/work . SB 1818 project- 12 units affordable VL income.	TBD	Stage I approved 5/14/13. CEQA certification, Stage II design, sign program, and CUP for residential in IMU-R zone approved 12/10/13.
32	50 W. Broadway	Nelore	Glendale Galleria	New restaurant in former Todai space on Broadway & Orange.	TBD	Building permit (BB1322042) issued 12/24/14.

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33	435 Los Feliz Rd.	Tropico Apartments-North (formerly the "Mitaa Plaza")	Avalon Land Company, LLC/ Millcreek Residential	220 multi-family residential units on a 2.25 acre site.	TBD	Stage II, CEQA, right-of-way vacation, purchase agreement for vacated wedge, and CUP for residential in SFMU zone required approved March 25 and April 22, 2014.
34	625 S. Pacific	N/A	Kamran Aryai	27 unit, 5 story residential project in an IMU-R zone. Requires a CUP	TBD	Submitted Stage I application on 12/4/13. Received final entitlements May 13, 2014. Combined Stage I/II design and CUP for residential in IMU-R. Parking exception approved administratively by CDD.
35	319 N. Central	TBD	Chandler Pratt & Partners	Mixed-use project with 94 residential units and 2,500 SF ground floor retail space on GUSD property (corner of Central/Myrtle).	TBD	None. Submitted Stage I application on 3/2/14. Deemed complete 3/21/14. Final entitlements including combined Stage I/II design; SB 1818; DSP Instrument Imposing Covenants (open space) approved by City Council on May 20, 2014.
36	411 N. Brand	N/A	Amidi Group	Live/Work project with 209 units and 5,000 SF of rental. Would redevelop parking structure for 400 North Brand Blvd.	TBD	None. Stage I application received 2/27/14; deemed complete 3/27/14. Pipeline project for Park Fee. Final entitlements (combined Stage I/II) and alley vacation approved by City Council June 3, 2014.
37	207 W. Goode	Equinox	Equinox	27,000 health club located on ground and second floor.	TBD	Parking exception approved administratively by CDD. TI is approved through plan check.
38	142 S. Brand Blvd.	Buffalo Wild Wings	World Wide Wings, LLC	4,000 SF+ restaurant in former Casual Male XL space.	TBD	Project signage will require a variance from the Marketplace sign program.
<b>IN ENTITLEMENT (837 or 912 Units)</b>						

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39	222 E. Harvard St.	Central Library Renovation	City of Glendale	Renovation of the Central Library, relocation of main entrance on to Harvard, secondary entrance on to Central Park, FF&E and HVAC upgrades.	TBD	None. 2010 bond funds are allocated and approved with FOC .
40	201 West Lexington	CitiBank Site	Amidi Group	480 residential unit with 3,000 SF of retail. Site does not include the CitiBank branch on S/E corner of Central/Milford.	TBD	Stage I approved 10/8/13. Property Owner has requested hold on release of EIR. Property is back on market.
41	525 W. Elk Avenue	N/A	N/A	71 unit multi-family residential.	TBD	None. Stage I application deemed complete for pipeline status. Will submit combined Stage I/II design for approval.
42	1015 Grandview	N/A	N/A	Reuse of existing office building for potential creative office use or 75 townhomes.	TBD	None. No application received.
43	1407 W. Glenoaks	N/A	Patrick Chraghchian	Mixed-use project with 52 residential units and 10,000 SF of ground floor commercial uses and public plaza.	TBD	None. Zone Change/Design application (overlay zone PPD) received 2/13/14. Application deemed complete for Park Fee pipeline status 3/11/14.
44	515 W. Broadway	N/A	N/A	Mixed-use project with 182 residential units and 18,200 SF retail.	TBD	None. Stage I application received 2/27/14. Deemed complete 3/21/14.Stage I approved 7/8/14.
<b>PROPOSED OR IN DISCUSSION (147 Units)</b>						
45	106-146 South Brand	Marketplace	Cypress Equities	Renovation of existing Glendale Marketplace center	TBD	Property sold to Cypress Equities on 7/19/13.
46	620 W. Elk Avenue	N/A	William (Bill) Rittwage	TBD	TBD	None. No application received. Project would require a zone change.

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47	201 E. Colorado	Central Park Renovation	City of Glendale	TBD	TBD	None.
48	717 N. Pacific	N/A	Chris Frederick	Potential 6-story hotel (Marie Calander site)	TBD	None. No application received.
49	128-132 S. Kenwood	N/A	N/A	35-unit residential project	TBD	None. No application received.
50	532-536 W. Elk Ave.	3X2 Elk Townhomes	N/A	6 unit townhome project in three buildings	TBD	None. No application received.
51	3478 Verdugo Road	N/A	N/A	72 residential units over ground floor retail & 2 levels of subterranean parking. Property zoned C2. Project will use R1250 standards residential component and C2 for retail component.	TBD	None. No application received.
52	1100 North Brand	N/A	N/A	20 unit mixed-use development	TBD	None. No application received. Project brought to DRC 7/31/14.

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53	347 Arden	N/A	N/A	Renovation of Moose Lodge and addition of 6-story hotel.	TBD	None. No application received.
54	126 S. Kenwood	N/A	N/A	14-unit residential project.	TBD	None. No application received. Project brought to DRC 8/14/14.
<b>RECENTLY COMPLETED (730 Units)</b>						
1	216 N. Brand Blvd.	Alex Theatre Expansion	Agency/ PMSM Architects	Construction of 5,000 SF basement level, loading dock, passenger elevator, stairs, and freight elevator and 3,400 SF of ground level building for expanded stage area, lobby and VIP reception area.	June 2014.	Agency approved an additional \$1.2 M to fund phase I of project. 3/26/13 SA authorized bid. Project broke ground in July 2013.
2	324 North Central/323 North Orange	Lex on Orange	AMLI Residential	310 unit residential project on two sites consisting of 106 units on Site "A" with 76 studio and one-bedroom units, 27 two bedroom units and 3 ground level live-work units located at 320-324 North Central Avenue; and 204 units on Site "B" with 156 studio and one bedroom units and 48 two-bedroom units located at 317-335 North Orange Street and 208 West Lexington.	June 2014.	Agency/Council certification of EIR; Council approval of stage II, creative sign, sign variance, DSP covenant, property transfer & exchange agreement (bridge), and DA (parks fee) approved 10/18/11. Building permits issued 5/1/12 & 5/24/12.
3	655 North Central	DreamWorks	DreamWorks	Tenant improvement 6th & 7th floor.	May 2014.	None.
4	207 Goode	Avery Dennison	Avery Dennison	Tenant improvement of 5th and 6th floors for office use.	January 2014.	No discretionary approvals needed for Avery. A sign program for the whole building is being processed.

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5	655 N. Central	DreamWorks Expansion	DreamWorks	Expanding facilities to 24th & 25th of Unum building.	December 2013.	N/A
6	100 S. Brand/108 E. Broadway	Marshall's	The TJX Companies, Inc.	Reuse of the former Border's store on corner of Brand and Broadway (29,500 SF). The project does not include the former Gateway space on Broadway.	October 3, 2013.	Retail to retail conversion does not require discretionary approvals. Applicant is subject to an existing sign program and may either submit signage consistent with the program or request amendment to the program.
7	Glendale Galleria/50, 100, 150 and 326 West Broadway; 110 and 145 S. Central Ave.; 100 S. Columbus Ave. and 101 S. Brand Blvd.	Galleria Remodel	General Growth Properties	Interior and exterior renovation of the Galleria I & II and associated public parking garages. Includes Landlord improvements for former Mervyns (Bloomingdales) and new identity, signage package.	October 2013.	Combined Stage I/II with sign program, creative sign, and sign variances approved 11/29/11. Revision to sign program approved on 3/5/13.
8	103 S. Brand	Bloomingdales	Macy's Inc.	Bloomingdales will occupy approximately 120,000 SF in the space vacated by Mervyns on the corner of Brand Blvd and Broadway.	October 2013	Combined Stage I/II design approved 8/21/12. Revised signage approved on 3/5/13 (w/ Galleria).
9	101 S. Brand	Living Fixtures	Living Fixtures	Living Fixtures will occupy 27,000 SF of the ground floor space vacated by Mervyns on the corner of Brand Blvd and Broadway.	October 1, 2013	Combined Stage I/II design approved 8/21/12. Revised signage approved on 3/5/13 (w/ Galleria). Building permit (BB1238278), Electric (BE1238283) & mech (BM1238285) issued 4/9/13. Plumbing (BP 1238290) issued 5/1/13.
10	230 S. Orange St. and 123 W. Colorado St.	Nordstrom	Caruso Affiliated/ Nordstrom	131,000 SF expansion of the Americana at Brand. TCO for E-Bar and restaurant issued 8/9/13.	September 20, 2013.	General Plan/zoning and TCP amendment approved by Council 5/31/11; Combined Stage I/II and DA (park fee) approved by Council 10/25/11.

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11	167 Caruso Avenue	Americana at Brand	Caruso Affiliated	Pedestrian conversion of Caruso Avenue west of the alley; improvements to the alley between condos and Nordstrom; construction of lobby/corridor connecting Brand Blvd. with the alley through ground floor of condo building (BB1306665 issued 5/3/13).	September 20, 2013.	No discretionary approvals required. Permit received for alley work and Caruso Avenue improvements. Lobby (Brand to alley) BB1306665 issued 5/3/13.
12	128-130 N. Maryland	MGN Five Star Cinema	MGN Five-Star Theater	Renovation of former Mann Theatre located In the Exchange	Opened mid-August 2013.	Combined Stage I/II design, creative signage, and sign variance approved on 5/15/2012. Building permits broken into series of permits. Permit to demo dome and interior alteration issued 3/1/12; TI permit issued 7/20/12; space frame canopy 1/31/13.
13	207 Goode	Whole Foods	Whole Foods	Tenant improvement of 7th and 8th floors for office use.	April 2013	No discretionary approvals needed. Building permit (BB1236403) issued 4/10/13. A sign program for the whole building is being processed.
14	200 E. Broadway	Eleve (Broadway Lofts)	American Multifamily	5 story 165,000 SF mixed use; 208 residential studios, lofts, and two-bedroom units, ground floor restaurant and entertainment center uses (total commercial 23,000SF). Residential parking provided in 3-level subterranean garage (231 spaces).	May 2013	Agency/Council certification of EIR and approval of DSP covenant; Agency approval of Stage II design, sign program, parking exception; and Council approval of a CUP for alcohol, sign variances, and Density Housing Plan & Agreement 12/7/10.
15	700 S. Brand Blvd.	Mercedes Benz	Susan Wong	Auto dealership expansion and new multi level service and parking structure and showroom renovation.	November 2012	CO issued 8/12 (BB20100555).
16	425-431 W. Los Feliz Rd.	Gateway Animal Hospital	Gateway Animal Hospital	Remodel and renovation of existing animal hospital. A façade remodel of four buildings on two adjoining lots. Other improvements include interior renovation, construction of an open elevated walkway/kennel connecting the two buildings, demolition and new landscaping.	March 2013	Received administrative design review approval and received façade grant.

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17	524-550 W. Colorado St. & 544-552 W. Elk Ave.	ICIS	Alliance Residential Co.	8,500 SF ground floor retail space; 2 adjacent sites; 5 level A mixed-use building and 186 rental units proposed for the larger site. 14 three-story townhomes to be built over a semi-subterranean parking structure on Elk site.	January 2013	
18	238 S. Jackson	Residence at Jackson Glen	Encore Glendale Investments, LLC	Mixed-use with 26 multi-family condominium units and 3 office condominium units totaling 7,666 SF.	January 2013	
19	1251 Flower St./1200 Grand Central	GC3	Disney - Phase II	338,000 SF of office space; 6 story parking garage	October 2012	
20	212 N. Orange St.	Impressions Restaurant	Impressions Restaurant	6000 SF upscale restaurant/banquet facility.	September 2012	
21	1800 S. Brand Blvd.	Seeley Building	Creative Environments of Hollywood	43,000 SF; adaptive reuse of historic building; 40 commercial/office spaces and 3 live/work units.	September 2012	
22	900 Grand Central Ave. (Located within the Disney Grand Central Creative Campus (GC3) at 900 and 932 Grand Central Ave.)	WDI Machine Shop	Disney	Demolishing the existing building, occupying the existing concrete tilt-up building and adding additional square footage to accommodate the proposed WDI Machine Shop.	September 2012	
23	811 & 833 Sonora	Disney	Disney	Tenant improvement for DisneyToon Studios and Disney TV Animation	December 2011	
24	216 N. Brand Blvd.	Alex Theatre Façade Restoration	Alex Theatre	Restoring the front façade of the Theatre.	August 2011	